

1 SENATE JOINT RESOLUTION 8

2 **47TH LEGISLATURE - STATE OF NEW MEXICO - SECOND SESSION, 2006**

3 INTRODUCED BY

4 Mary Kay Papen

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10 A JOINT RESOLUTION

11 GRANTING PRIOR APPROVAL TO SELL LAND IN LAS CRUCES OWNED BY THE
12 PROPERTY CONTROL DIVISION OF THE GENERAL SERVICES DEPARTMENT ON
13 BEHALF OF THE WORKERS' COMPENSATION ADMINISTRATION OR TO
14 EXCHANGE THE LAND FOR LAND OWNED BY THE CITY OF LAS CRUCES IN
15 DONA ANA COUNTY.

16
17 BE IT RESOLVED BY THE LEGISLATURE OF THE STATE OF NEW MEXICO:

18 WHEREAS, Section 13-6-3 NMSA 1978 requires ratification
19 and approval of any sale, trade or lease of state property for
20 a period exceeding twenty-five years and for over one hundred
21 thousand dollars (\$100,000) in value; and

22 WHEREAS, Laws 2002, Chapter 110, Section 49 appropriated
23 two million eight hundred thousand dollars (\$2,800,000) from
24 the workers' compensation administration fund to the capital
25 program fund "to acquire land, design, plan, construct or

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1 remodel, equip and furnish office buildings in Las Cruces in
2 Dona Ana county and in Farmington in San Juan county"; and

3 WHEREAS, a parcel of land in downtown Las Cruces of
4 approximately one and seventy-six hundredths acres, located on
5 the corner of Loman avenue and Alameda boulevard, was purchased
6 on December 30, 2002; and

7 WHEREAS, Paragraph (1) of Subsection B of Chapter 126 of
8 Laws 2004 appropriated two hundred thousand dollars (\$200,000)
9 to the capital program fund "to plan and design a new state
10 office building in Las Cruces to reduce the cost of leasing and
11 to co-locate state agencies in a state-owned facility"; and

12 WHEREAS, co-location of offices facilitates public access
13 to state services and reduces capital expenditure requirements
14 by sharing infrastructure costs; and

15 WHEREAS, in connection with its downtown revitalization
16 efforts, the city of Las Cruces has expressed an interest in
17 acquiring the state-owned property held by the general services
18 department on behalf of the workers' compensation
19 administration; and

20 WHEREAS, the workers' compensation administration in Las
21 Cruces will be co-located with other state agencies in a state
22 office building, and funds appropriated to house the workers'
23 compensation administration in Las Cruces will contribute to
24 the state office building;

25 NOW, THEREFORE, BE IT RESOLVED BY THE LEGISLATURE OF THE

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1 STATE OF NEW MEXICO that the property control division of the
2 general services department may sell to or exchange state-owned
3 land with the city of Las Cruces in Dona Ana county, and the
4 sale or exchange is ratified and approved pursuant to the
5 provisions of Section 13-6-3 NMSA 1978; and

6 BE IT FURTHER RESOLVED that the state-owned property shall
7 not be sold or exchanged for less than the value of the
8 property established by the taxation and revenue department
9 using generally acceptable appraisal techniques for this type
10 of property and that the state shall not acquire land from the
11 city of Las Cruces for more than the value of the property
12 established by the taxation and revenue department using
13 generally acceptable appraisal techniques for this type of
14 property; and

15 BE IT FURTHER RESOLVED that the properties shall be
16 appraised by one appraiser that is mutually agreed to by the
17 property control division of the general services department,
18 the city of Las Cruces and the property tax division of the
19 taxation and revenue department; and

20 BE IT FURTHER RESOLVED that the appraisal of land shall be
21 reviewed and validated by the property tax division of the
22 taxation and revenue department; and

23 BE IT FURTHER RESOLVED that the owner of the parcel with
24 the lower appraised value shall pay to the owner of the parcel
25 with the higher appraised value the difference between the

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value of the parcels to be exchanged; and

BE IT FURTHER RESOLVED that copies of this resolution be transmitted to the property control division of the general services department, the workers' compensation administration, the city of Las Cruces and the property tax division of the taxation and revenue department.